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**CENSUS BUREAU REPORTS ON RESIDENTIAL VACANCIES AND
HOMEOWNERSHIP**

National vacancy rates in the second quarter 2001 were 8.3 percent in rental housing and 1.8 percent in homeowner housing, the Department of Commerce's Census Bureau announced today. The Census Bureau said that while the rental vacancy rate remained statistically unchanged from the corresponding rates for last year and last quarter, the homeowner vacancy rate was higher than the respective rates in the second quarter 2000 and last quarter.

Table 1. Rental and Homeowner Vacancy Rates for the United States: 1982 to 2001 (in percent)

	Rental vacancy rate				Homeowner vacancy rate			
Year	First Quarter	Second Quarter	Third Quarter	Fourth Quarter	First Quarter	Second Quarter	Third Quarter	Fourth Quarter
		↓				↓		
2001....	8.2	8.3			1.5	1.8		
2000.....	7.9	8.0	8.2	7.8	1.6	1.5	1.6	1.6
1999.....	8.2	8.1	8.2	7.9	1.8	1.6	1.6	1.6
1998.....	7.7	8.0	8.2	7.8	1.7	1.7	1.7	1.8
1997.....	7.5	7.9	7.9	7.7	1.7	1.6	1.5	1.7
1996.....	7.9	7.8	8.0	7.7	1.6	1.5	1.7	1.7
1995.....	7.4	7.7	7.7	7.7	1.5	1.6	1.5	1.6
1994.....	7.5	7.4	7.2	7.4	1.4	1.4	1.4	1.6
1993 ^f	7.8	7.6	7.0	6.9	1.4	1.4	1.4	1.4
1993.....	7.9	7.6	7.1	6.9	1.4	1.4	1.4	1.4
1992.....	7.4	7.7	7.3	7.1	1.5	1.6	1.6	1.5
1991.....	7.5	7.3	7.6	7.3	1.7	1.8	1.8	1.6
1990.....	7.5	7.0	7.2	7.2	1.7	1.7	1.7	1.7
1989 ^f	7.5	7.4	7.6	7.1	1.7	1.7	1.9	1.8
1989.....	7.3	7.3	7.3	6.8	1.5	1.6	1.8	1.6
1988.....	8.0	7.7	7.8	7.3	1.6	1.6	1.6	1.6
1987.....	7.4	7.5	8.1	7.8	1.7	1.7	1.7	1.6
1986.....	6.9	7.3	7.5	7.7	1.5	1.7	1.6	1.6
1985.....	6.3	6.2	6.8	6.7	1.8	1.9	1.8	1.6
1984.....	5.6	5.5	6.0	6.3	1.6	1.7	1.7	1.7
1983.....	5.7	5.5	5.8	5.5	1.4	1.5	1.6	1.6
1982.....	5.3	5.1	5.3	5.5	1.4	1.6	1.5	1.6

^fRevised.

For rental housing, the vacancy rate was highest outside Metropolitan Areas (MAs), 10.5 percent, and lowest in the suburbs, 7.4 percent. None of the rental vacancy rates for areas changed significantly from their corresponding second quarter 2000 rates.

The homeowner vacancy rate was lowest in the suburbs, 1.3 percent. Homeowner vacancy rates in central cities and outside MAs were higher than their respective rates in the second quarter 2000, while the rate in the suburbs showed no significant change.

Among regions, the rental vacancy rates were higher in the Midwest, 10.3 percent, and the South, 10.8 percent, and lower in the Northeast, 5.3 percent, and West, 5.7 percent. The 10.3 percent and 10.8 percent were not significantly different from each other; nor were the 5.3 percent and 5.7 percent. Only the Midwest, 10.3 percent, had a rate that was higher than last year, while the other regions were not significantly different.

The homeowner vacancy rates in the South, 2.0 percent, and the Midwest, 1.9 percent, were higher than those shown in the Northeast, 1.2 percent, and the West, 1.6 percent. The 1.9 percent and 2.0 percent were not significantly different from each other. The homeowner vacancy rate in the Midwest, 1.9 percent, increased from 1.3 percent in second quarter 2000, while the other regions did not change significantly during the same time period.

**Table 2. Rental and Homeowner Vacancy Rates By Area:
Second Quarter 2001 and 2000 (in percent)**

Area	Rental vacancy rates				Homeowner vacancy rates			
	Second Quarter 2001	Second Quarter 2000	Standard error on 2001 rate	Standard error on difference	Second Quarter 2001	Second Quarter 2000	Standard error on 2001 rate	Standard error on difference
United States.....	8.3	8.0	0.2	0.3	1.8	1.5	0.1	0.1
Inside MAs.....	7.9	7.6	0.2	0.3	1.6	1.3	0.1	0.1
In central cities	8.4	8.2	0.3	0.4	2.2	1.7	0.1	0.2
Not in central cities (suburbs)	7.4	7.0	0.3	0.4	1.3	1.2	0.1	0.1
Outside MAs.....	10.5	10.1	0.5	0.8	2.5	1.9	0.2	0.2
Northeast.....	5.3	5.8	0.4	0.5	1.2	1.2	0.1	0.2
Midwest.....	10.3	8.3	0.5	0.7	1.9	1.3	0.1	0.2
South.....	10.8	10.5	0.4	0.5	2.0	1.8	0.1	0.1
West.....	5.7	6.0	0.3	0.5	1.6	1.4	0.1	0.2

There were an estimated 121.6 million housing units in the United States in the second quarter 2001. Approximately 106.8 million housing units were occupied, 72.3 million by owners and 34.5 million by renters. While the number of owner-occupied units increased, the number of renter-occupied units did not change significantly from that reported one year ago. Of the 14.9 million vacant housing units, 11.1 million were for year-round use. Approximately 3.2 million of the year-round vacant units were for-rent, 1.3 million were for-sale-only, and the remaining 6.6 million were vacant for a variety of reasons.

**Table 3. Estimates of the Total Housing Inventory for the United States:
Second Quarter 2001 and 2000**

(Estimates are in thousands and may not add to total, due to rounding)

Type	Second Quarter 2001	Second Quarter 2000	Standard error on 2001 Estimate	Standard error on difference	Percent of total (2001)
All housing units.....	121,615	119,481	231	328	100
Occupied.....	106,765	105,296	243	345	88
Owner.....	72,252	70,758	244	345	59
Renter.....	34,513	34,538	197	278	28
Vacant.....	14,850	14,185	138	192	12
Year-round.....	11,084	10,653	120	168	9
For rent.....	3,175	3,040	66	92	3
For sale only.....	1,300	1,063	42	57	1
Other.....	6,609	6,550	94	133	5
Seasonal.....	3,766	3,532	72	100	3

During the second quarter 2001, the homeownership rate was 67.7 percent. The homeownership rate was higher than the rate for the second quarter 2000, but did not change significantly from the rate last quarter.

Table 4. **Homeownership Rates for the United States: 1980 to 2001**
(in percent)

Year	Homeownership Rates ¹			
	First Quarter	Second Quarter	Third Quarter	Fourth Quarter
		↓		
2001.....	67.5	67.7		
2000.....	67.1	67.2	67.7	67.5
1999.....	66.7	66.6	67.0	66.9
1998.....	65.9	66.0	66.8	66.4
1997.....	65.4	65.7	66.0	65.7
1996.....	65.1	65.4	65.6	65.4
1995.....	64.2	64.7	65.0	65.1
1994.....	63.8	63.8	64.1	64.2
1993 ^r	63.7	63.9	64.2	64.2
1993.....	64.2	64.4	64.7	64.6
1992.....	64.0	63.9	64.3	64.4
1991.....	63.9	63.9	64.2	64.2
1990.....	64.0	63.7	64.0	64.1
1989 ^r	63.9	63.8	64.1	63.8
1989.....	63.9	63.9	64.0	63.8
1988.....	63.7	63.7	64.0	63.8
1987.....	63.8	63.8	64.2	64.1
1986.....	63.6	63.8	63.8	63.9
1985.....	64.1	64.1	63.9	63.5
1984.....	64.6	64.6	64.6	64.1
1983.....	64.7	64.7	64.8	64.4
1982.....	64.8	64.9	64.9	64.5
1981.....	65.6	65.3	65.6	65.2
1980.....	65.5	65.5	65.8	65.5

¹Standard errors for quarterly homeownership rates for the United States generally are 0.2 percent.

^rRevised.

Table 4SA shows the seasonally adjusted homeownership rates for the United States from 1980 to the present. (Research has shown that seasonality for homeownership rates is present.) The seasonally adjusted homeownership rate for the second quarter 2001 was higher than the rate last year, but not significantly different from the rate last quarter.

Table 4SA. **Homeownership Rates for the United States: 1980 to 2001**
Seasonally Adjusted (in percent)

Year	Homeownership Rates ² (Seasonally Adjusted)			
	First Quarter	Second Quarter	Third Quarter	Fourth Quarter
2001.....	67.6	67.8		
2000.....	67.2	67.3	67.5	67.6
1999.....	66.8	66.7	66.8	67.0
1998.....	66.0	66.1	66.6	66.5
1997.....	65.5	65.8	65.8	^r 65.8
1996.....	65.2	65.4	65.4	65.4
1995.....	64.4	64.8	64.8	65.1
1994.....	64.0	63.9	63.9	64.1
1993 ^r	63.8	64.0	64.0	64.1
1993.....	(NA)	(NA)	(NA)	(NA)
1992.....	64.1	64.0	64.1	64.3
1991.....	64.0	64.1	64.0	64.1
1990.....	64.1	63.9	63.8	64.0
1989 ^r	64.0	63.9	63.9	63.7
1989.....	(NA)	(NA)	(NA)	(NA)
1988.....	63.8	63.8	63.9	63.8
1987.....	63.9	63.9	64.1	64.1
1986.....	63.7	63.8	63.7	63.9
1985.....	64.1	64.1	63.8	63.6
1984.....	64.6	64.6	64.5	64.2
1983.....	64.7	64.7	64.6	64.5
1982.....	64.8	64.9	64.7	64.6
1981.....	65.6	65.4	65.4	65.3
1980.....	65.5	65.6	65.6	65.6

²Standard errors for quarterly homeownership rates for the United States generally are 0.2 percent.

(NA) Not Applicable, only the revised series for 1989 and 1993 were used in calculating the seasonality adjustment.

^rRevised.

During the second quarter 2001, the homeownership rate in the Midwest, 72.7 percent, was the highest. The rates for the Northeast, 63.2 percent, and West, 62.9 percent, were not significantly different from each other. The homeownership rate for the West was higher than the second quarter 2000 rate, while rates in the Northeast, Midwest, and South were not significantly different from a year ago.

Table 5. **Homeownership Rates for the United States and Regions:**
1997 to 2001 (in percent)

Year/Quarter	Homeownership Rates ³				
	United States	Northeast	Midwest	South	West
2001					
Second Quarter.....	67.7	63.2	72.7	69.7	62.9
First Quarter.....	67.5	63.6	73.2	69.3	62.0
2000					
Fourth Quarter.....	67.5	63.2	73.1	69.8	61.6
Third Quarter.....	67.7	63.9	72.9	69.7	62.2
Second Quarter.....	67.2	63.4	72.2	69.2	61.9
First Quarter.....	67.1	63.3	72.2	69.5	61.3
1999					
Fourth Quarter.....	66.9	63.2	72.5	69.1	60.6
Third Quarter.....	67.0	63.6	72.1	69.3	60.8
Second Quarter.....	66.6	62.8	71.2	68.9	61.3
First Quarter.....	66.7	62.7	71.2	69.2	61.0
1998					
Fourth Quarter.....	66.4	62.0	71.5	69.0	60.4
Third Quarter.....	66.8	63.4	71.7	68.8	61.1
Second Quarter.....	66.0	62.7	70.3	68.4	60.3
First Quarter.....	65.9	62.4	70.6	68.2	60.1
1997					
Fourth Quarter.....	65.7	62.7	70.4	67.8	59.8
Third Quarter.....	66.0	63.0	70.7	68.2	59.8
Second Quarter.....	65.7	62.4	70.3	68.1	59.9
First Quarter.....	65.4	61.6	70.6	67.8	59.0

³Standard errors for quarterly homeownership rates by region generally are 0.5 percent

The homeownership rate for second quarter 2001 for householders 55 to 64 years old increased from one year ago, while the rates for all other age groups did not change significantly during the same period. The homeownership rates by age of householder ranged from 40.8 percent for Under 35 years old, to 81.5 percent for the 55 to 64 years age groups during the second quarter 2001.

Table 6. Homeownership Rates by Age of Householder: 1997 to 2001
(in percent)

Year/Quarter	Homeownership Rates ⁴					
	United States	Under 35 years	35 to 44 years	45 to 54 years	55 to 64 years	65 years and over
2001						
Second Quarter....	67.7	40.8	68.1	77.2	81.5	79.7
First Quarter.....	67.5	40.4	68.1	76.5	80.8	80.7
2000						
Fourth Quarter.....	67.5	41.2	68.3	76.4	80.2	80.4
Third Quarter.....	67.7	41.1	68.4	76.8	80.1	80.7
Second Quarter....	67.2	40.2	67.5	76.7	80.3	80.3
First Quarter.....	67.1	40.5	67.3	76.0	80.8	80.1
1999						
Fourth Quarter.....	66.9	40.3	67.9	75.2	81.3	79.6
Third Quarter.....	67.0	40.1	67.4	76.3	80.7	80.8
Second Quarter....	66.6	39.1	66.5	76.4	80.8	80.4
First Quarter.....	66.7	39.4	67.0	76.2	81.1	79.8
1998						
Fourth Quarter....	66.4	39.6	67.6	74.9	81.7	79.2
Third Quarter.....	66.8	39.5	67.8	76.3	81.1	79.7
Second Quarter....	66.0	39.3	66.2	75.5	80.4	79.2
First Quarter.....	65.9	39.0	65.9	75.9	80.3	79.1
1997						
Fourth Quarter.....	65.7	38.7	65.9	75.7	80.3	79.1
Third Quarter.....	66.0	38.9	66.5	76.3	80.1	79.2
Second Quarter....	65.7	38.6	66.3	75.6	80.3	79.1
First Quarter.....	65.4	38.6	65.5	75.5	79.6	79.2

⁴Standard errors for quarterly homeownership rates by age of householder generally are 0.4 percent.

None of the racial and ethnic homeownership rates for second quarter 2001 changed significantly from those reported for the second quarter 2000. The rates ranged from 74.1 percent for White non-Hispanic householders to 46.1 percent for Hispanic householders.

Table 7. Homeownership Rates by Race and Ethnicity of Householder: 1997 to 2001
(in percent)

Year/Quarter	Homeownership Rates ⁵					
	U.S. Total	White, total	White, Non-Hispanic	Black, total	Other Race, total	Hispanic ⁶ , total
2001						
Second Quarter.....	67.7	71.3	74.1	47.9	55.2	46.1
First Quarter.....	67.5	71.3	74.0	47.5	53.9	46.1
2000						
Fourth Quarter.....	67.5	71.2	73.9	47.8	52.4	47.5
Third Quarter.....	67.7	71.5	74.3	46.8	53.9	46.7
Second Quarter.....	67.2	70.9	73.7	46.7	54.4	45.4
First Quarter.....	67.1	70.7	73.4	47.4	53.6	45.7
1999						
Fourth Quarter.....	66.9	70.5	73.3	46.8	54.3	45.5
Third Quarter.....	67.0	70.7	73.5	46.6	54.5	45.5
Second Quarter.....	66.6	70.4	73.2	45.3	53.2	44.9
First Quarter.....	66.7	70.3	72.8	46.3	52.8	46.2
1998						
Fourth Quarter.....	66.4	70.1	72.6	45.9	52.7	45.7
Third Quarter.....	66.8	70.4	73.1	46.6	53.6	44.9
Second Quarter.....	66.0	69.7	72.5	44.7	53.5	43.9
First Quarter.....	65.9	69.6	72.1	45.2	52.3	44.4
1997						
Fourth Quarter.....	65.7	69.3	71.9	45.1	52.5	44.0
Third Quarter.....	66.0	69.5	72.3	45.3	53.1	43.0
Second Quarter.....	65.7	69.4	72.1	44.4	52.7	43.3
First Quarter.....	65.4	69.0	71.6	44.5	51.8	42.6

⁵Standard errors for quarterly homeownership rates by race and ethnicity of householder generally are 0.2 percent for White and White non-Hispanic householders, 0.5 percent for Black householders, 1.0 percent for Other Race householders, and 0.7 percent for Hispanic householders.

⁶Hispanics may be of any race.

The homeownership rate for households with incomes greater than or equal to the median family income was unchanged from a year ago, while the rate for households with incomes less than the median family income increased from 50.8 percent to 51.7 percent during the same time period.

Table 8. Homeownership Rates by Family Income: 1997 to 2001 (in percent)

Homeownership Rates ⁷			
Year/Quarter	United States	Households with family income greater than or equal to the median family income ⁸	Households with family income less than the median family income
2001			
Second Quarter.....	67.7	82.0	51.7
First Quarter.....	67.5	81.7	51.6
2000			
Fourth Quarter.....	67.5	81.6	51.8
Third Quarter.....	67.7	81.7	52.2
Second Quarter.....	67.2	81.8	50.8
First Quarter.....	67.1	81.4	51.4
1999			
Fourth Quarter.....	66.9	81.6	51.2
Third Quarter.....	67.0	81.7	51.4
Second Quarter.....	66.6	81.5	50.8
First Quarter.....	66.7	81.1	51.2
1998			
Fourth Quarter.....	66.4	80.7	51.1
Third Quarter.....	66.8	81.6	51.1
Second Quarter.....	66.0	80.7	50.0
First Quarter.....	65.9	80.7	50.2
1997			
Fourth Quarter.....	65.7	80.5	50.0
Third Quarter.....	66.0	80.9	50.2
Second Quarter.....	65.7	80.8	50.0
First Quarter.....	65.4	79.7	49.9

⁷Standard errors for quarterly homeownership rates by family income generally are 0.3 percent.

⁸Based on families or primary individuals reporting income.

Note: This press release along with more detailed data are available on the Internet. Our Internet address is: www.census.gov/hhes/www/hvs.html

The estimates in this release are based on a sample survey and therefore are subject to both sampling and non-sampling error. Sampling error is a result of not surveying the entire population. Non-sampling error occurs because accurate information cannot always be obtained. The standard errors provided in the tables are primarily measures of sampling error.

Standard errors are used to: 1) measure the accuracy of the survey estimates, and 2) draw inferences from the survey data. For example, the standard error on the estimated rental vacancy rate of 8.3 percent is 0.2 percentage points. Consequently, the 90-percent confidence interval as shown by these data is from 8.0 percent to 8.6 percent; i.e., the interval $8.3 \pm (1.6 \times 0.2)$ percentage points. Thus, one can say with about 90-percent confidence that the average rental vacancy rate derived from all possible samples is included in this confidence interval. Statements about differences are made only when the 90-percent confidence interval on the estimated difference does not include zero.

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